

DOUGLAS COUNTY, NV

2022-987101

RPTT:\$5.85 Rec:\$40.00

\$45.85 Pgs=3

07/08/2022 09:30 AM

FIRST AMERICAN TITLE INS CO - NATIONAL

KAREN ELLISON, RECORDER

RECORDING REQUESTED BY:

First American Title Insurance Company

MAIL TAX STATEMENT

AND WHEN RECORDED MAIL DOCUMENT TO:

Tessie A. Macasero and Joel C. Macasero
12341 Satellite Drive
Los Alamitos, CA 90720

Space Above This Line for Recorder's Use Only

A.P.N.: 1318-26-101-006

File No.: 2161-6081781 (AB)

GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX \$5.85; CITY TRANSFER TAX \$0.00;
SURVEY MONUMENT FEE \$0.00

- computed on the consideration or full value of property conveyed, OR
 - computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
 - unincorporated area; City of **Stateline**, and
- EXEMPT FROM BUILDING HOMES AND JOBS ACTS FEE PER GOVERNMENT CODE 27388.1(a)(2)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Kingsbury Crossing Owners Association, a Nevada nonstock, nonprofit corporation**

hereby GRANTS to **Tessie A. Macasero and Joel C. Macasero, wife and husband as tenants by the entirety**

the following described property in the City of **Stateline**, County of **Douglas**, State of **Nevada**:

The land situated in the State of Nevada, County of Douglas, and described as follows:

AN UNDIVIDED ONE-THREE THOUSAND TWO HUNDRED AND THIRTEENTH (1/3213) INTEREST as tenant in common in the following described real property:

A portion of the North one-half (1/2) of the Northwest one-quarter (1/4) of Section 26, Township 13 North, Range 18 East, MDB&M, described as follows:

Parcel 3, as shown on that amended Parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records, at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278 of Official Records, at page 591, Douglas County, Nevada, as Document No. 17578.

Except from the real property the exclusive right to use and occupy all of the Dwelling Units and Units as defined in the "Declaration of Timeshare Use" and subsequent amendments thereto as hereinafter referred to.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of the Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Mail Tax Statements To: **SAME AS ABOVE**

Date: **06/27/2022**

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283 at Page 1341 as Document No. 76233 of Official Records of the County of Douglas, State of Nevada and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at Page 1021, Official Records of Douglas County, Nevada as Document No. 78917, and second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at Page 1688, Douglas County, Nevada as Document No. 84425 and third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at Page 2572, Official Records of Douglas County, Nevada, as Document No. 89535, ("Declaration"), during a "Use Period", within the HIGH season within the "Owner's Use Year", as defined in the Declaration together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restrictions, limitations, easements, rights-of-way of record.

Interval 4207-33

Grant Deed - continued

Date: **06/27/2022**

A.P.N.: 1318-26-101-006

File No.: 2161-6081781 (AB)

Dated: June 27, 2022

Kingsbury Crossing Owners Association, a Nevada nonstock, nonprofit corporation

By: Kim Searcy
Name: Auth Agent
Title: Authorized Signor

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California)SS

COUNTY OF Orange)

On June 29, 2022 before me, Janet Farfan-Alvarado Notary Public, personally appeared Kim Searcy

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

This area for official notarial seal.

[Signature]
Notary Signature



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a) 1318-26-101-006
b) _____
c) _____
d) _____

2. Type of Property
a) Vacant Land b) Single Fam. Res.
c) Condo/Twnhse d) 2-4 Plex
e) Apt. Bldg. f) Comm'l/Ind'l
g) Agricultural h) Mobile Home
i) Other Timeshare

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$1,099.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$1,099.00
d) Real Property Transfer Tax Due \$5.85

4. **If Exemption Claimed:**
a. Transfer Tax Exemption, per 375.090, Section: _____
b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: *Tessie A. Macasero* Capacity: Grantee
Signature: *Joel C. Macasero* Capacity: Grantee
Tessie A. Macasero
Joel C. Macasero

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
Print Name: Kingsburg Crossing Owners Association
Address: 133 Deer Run Ct
City: Stateline
State: NV Zip: 89449

(REQUIRED)
Print Name: Tessie A. Macasero and Joel C. Macasero
Address: 12341 Satellite Drive
City: Los Alamitos
State: CA Zip: 90720

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: First American Title Insurance Company
Address 400 International Parkway, Suite 380
City: Lake Mary

File Number: 2161-6081781 AB/ AB
State: FL Zip: 32746

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)